

NEW TAKOMA PARK HOME OCCUPIES HISTORIC SITE.



Historic interest attaches to the construction on Oak avenue, Takoma Park, Md., of a residence for Mrs. T. P. Culley, for this house occupies the site and foundations of one of the first residences built in the suburb. Here stood the home of B. F. Gilbert, who in 1844 purchased ninety-three acres of land, which he subdivided into lots and gave the name of Takoma Park. It was said to have been the first large residence built in the suburb, and was described in an article concerning Takoma which was published in The Star August 22, 1886, at which time it was stated "there are now about 100 people living in the park, including actual residents and

those who have come out for the summer." Several years ago the house was acquired by Mrs. Culley. Last winter it was badly damaged by fire, and it was decided to raze the old structure and build a new house on the site. It was found that the foundations could be used for the new dwelling, and also that one of the chimneys of the original structure could be utilized. The new home for Mrs. Culley is of the colonial cottage type, all but two rooms being on the ground floor. It occupies one corner of a lot of about two acres in extent, on which there are many fine shade trees. The house is of frame construction, wide weatherboarding having been used. The roof is of gray slate. The window shutters are of the colonial type with solid panels.

Across the front of the house there is a porch 14 feet wide and 40 feet long. The roof covering is supported by six huge pillars. The floor is of concrete. Within the entrance there is a large living room measuring 20 by 28 feet, at one end of which there is an open fireplace of rough stone that is large enough to accommodate full lengths of cord wood. Adjoining the living room is the dining room, which also has an open fireplace of brick construction. Other rooms on this floor include two bedrooms, kitchen, pantry, bath and shower. On the floor above are located a den and billiard room. All of the walls throughout the house are of sand-finished plaster; the floors are oak and the trimmings white. All of the furniture is to be of the "arts and crafts" style.

HUMOR AND PATHOS FOUND AT REALTY AUCTION SALES

Inflation of Prices When "Rank Outsider" Engages in Bidding—How Chinaman Tricked the "Wise Ones."

"To let you into one of the secrets of my profession," remarked the auctioneer to a reporter for the New York Times, "it is a misnomer to apply the term auction to the sales that flourish under the sign of the red flag in every avenue and busy cross-town street. You see, the man with the hammer is very likely selling his own goods and has set a minimum price on every article, below which he cannot afford to go. If a dollar watch is sold for 35 cents in order to stimulate the bidding, it is a safe bet that it was bought in by some employee who has been stationed in the crowd. The system is merely one way of conducting a retail store."

Wanted the Unexpected.
"I used to be in that game, but it pulled on me. I wanted to be where the unexpected might happen once in a while, where I might see fortunes made or lost, and, incidentally, line my own wallet with the fat commissions that go with such transactions. So I studied the real estate market and specialized as an auctioneer in that field."

Moral Effect Startling.
"The moral effect of these comments was startling. The buyer lost his nerve; he flinched around on his feet, mopped his brow, and finally asked to be released. It is customary in such cases to charge the man who wishes to back down with the deficiency that may result from a resale. The lot was put up again, and, to the astonishment of every one present, the price mounted up merrily to \$2,400. The original bidder then stepped in and offered \$2,500. This was knocked down to him for the second time, his little scare costing him just \$700."

"A good deal more successful was a certain Chinaman, who wanted to buy in a piece of farming land down Staten Island way that he had rented for several years. The colonial emulated the methods of a good poker player. He bid \$500, was immediately raised, hesitated for a moment, then threw up his hands and retired from the competition. While the price crawled slowly up-

ward, at not more than \$25 a clip, he smiled discreetly. The real estate agents began to take notice of him, and their courage oozed away. An Italian plunger, unexpectedly, offering a fifty-dollar raise, and putting up the price to \$700. A look of infantile surprise overspread the Chinaman's countenance, followed by a very audible chuckle.

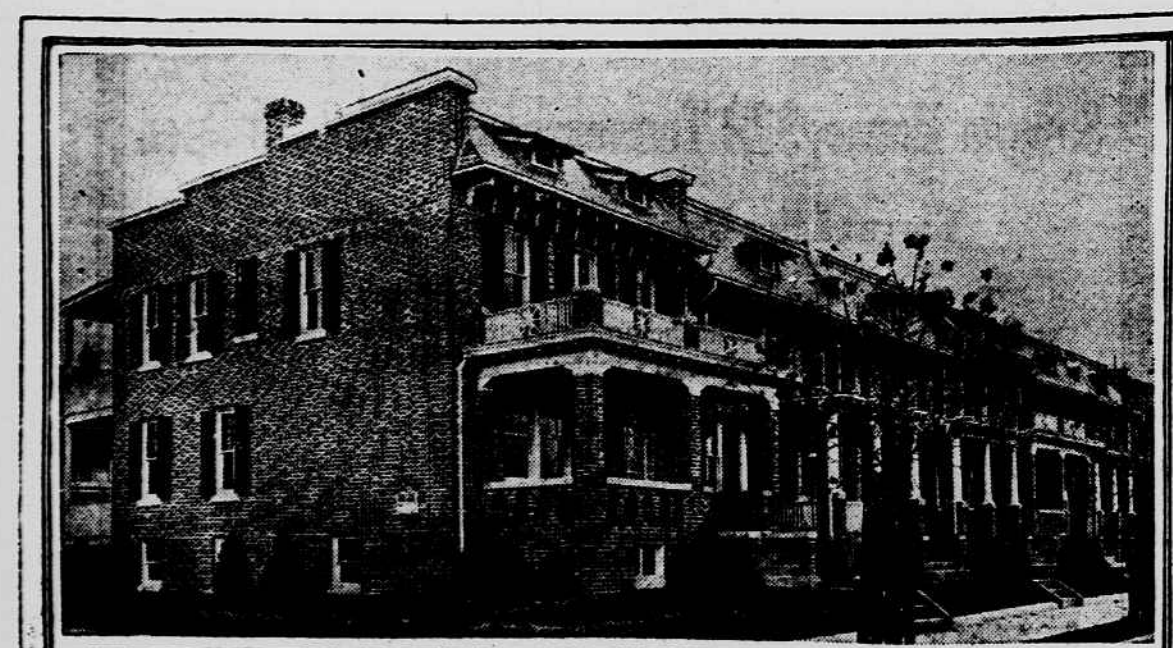
Laugh Frightened Bidders.
"Now, a yellow man rarely laughs at anything; but the bidders did not stop to figure out the psychology of the case. They quit cold, and the Italian got the land. I afterward discovered that he was John's confederate. He was paid just \$20 for his trouble, and the crafty dealer secured a fifteen-hundred-dollar parcel at a total cost of \$720."

Victory Cost \$11,700.
"The Frenchwoman had bought several parcels during the early hours of the sale, and had been closely observed by the professional operators present, who seemed to think that her real estate judgment was sound. At last she offered a good stiff price for the corner plot. I expected to knock it down to her, but the Irishwoman refused to be outdone, and raised the bid. The fight, thereafter, became a matter of pride between them."

"With a remarkable display of nerve these women kept the price going up and up. There were a great many Irishmen in the crowd, and they encouraged their countrywoman with a round of vigorous applause each time she made a new move in the game. Her opponent lacked any moral support of this character for the good reason that a Frenchman is a rare sight at a real estate sale in New York. This seemed, however, to be a matter of indifference to her. She fought to the bitter end, and won. Her victory cost her \$11,700, a sum that established a new scale of prices for the neighborhood."

"Oh, yes, a real estate auctioneer does not lack for sensational incidents to keep him interested in his work. Sometimes I've thought of writing a book about my experiences, but if I did I'd never be able to stand the go-easy methods of the publishers and book-sellers. I'd be tempted into opening a store and putting copies of my own book under the hammer, and that would be out of my special line."

ATTRACTIVE QUEBEC STREET DEVELOPMENT.



An attractive row of fourteen dwellings recently has been completed by Kennedy Brothers, owners and builders, on the north side of Quebec street between Warder street and Park place northwest. Seven of the houses are constructed of Harvard brick set in Flemish bond, and the others are built

of buff-colored tapestry brick. The two groups of houses are separated by an open lot, which breaks the monotony of one long row. The houses are of the two-story, eight-room type. The fronts are twenty-two feet wide. There are double porches both in the front and rear, hot-water heating plants and pro-

vision for both gas and electric lights. The back-yard fences are of the low paling type. Kennedy Brothers are just starting the erection of eight houses of the six-room-and-attic type on the west side of Warder street south of Quebec street. They are to be of tapestry brick construction.

CITES MANY ADVANTAGES OF "MAN OF PROPERTY"

Ownership of Home Insures Welfare and Stability of Family, Writer Declares. Asset in Business World.

Ownership of a home is regarded the world over as the basic investment a man should make to insure the welfare and stability of his family. The husband or father who owns his own home is marked in the community as having the foresight to provide a lasting habitation for his family, and the wish to guard them from want, says a writer in the Seattle Post-Intelligencer.

He earns a reputation for being frugal and thrifty, and in this good repute his wife invariably shares.

He has a more solid civic position in his city or town than the renter and mover.

Ownership, even if a home is the only land he owns, makes him a "man of property," and this name is a positive asset in the business world.

The settled home owner is preferred by the employer, and has far better credit standing.

A man of property does not idly incur liabilities.

His home is a sufficient bond for full performance of his agreements.

It is the owner, rather than the tenant, who makes the family history and contributes most to the prosperity and growth of his district.

Owning Preferable to Renting.
It is in just such intangible things as these, plus always the protection of the family and the forced saving of capital implied by ownership, that the true advantages of owning over renting must lie.

These advantages consist largely in a better family atmosphere, civic position, increased happiness, augmented self-respect, greater efficiency and the development of character. These things undoubtedly contribute directly to the general prosperity, although they cannot be estimated accurately in dollars and cents.

The buying of a home, to the average man and his family, involves at all stages real sacrifices and stern economies, and therefore demands the possession or leads to the development of invaluable habits and traits of character.

Home buying is the best teacher of sane domestic finance.

The average man is not a natural saver, and rarely can buy all at once. First he must accumulate, and then he must make the original cash payment, and this starts any family worthy to have a

home in the habit of saving. It is always easier to save for a definite and greatly desired object.

Easy Payment Plan.
The easy payment plan of selling homes, whatever may be its drawbacks and dangers, has started many men and families on a course of saving and strict economy who otherwise would never have saved a dollar.

The wise man, however, will not be coaxed away from the house that really meets his ideals by easier payments offered by a less satisfactory one. He will save in the regular way until he can meet the larger first payment on the house that entirely suits him. He need not regard the rent he pays meanwhile as money taken from his home; he will pay just as much or more rent when he is under his own roof.

Financial Aspects of Home Owning.
The financial aspect of home owning may be summed up about as follows: The owner in a period of years will pay a substantial sum as his carrying charge or rent, from which he will gain greater comfort and happiness than from a similar amount paid for the temporary occupancy of successive houses.

In addition, however, he will save and invest in his home as capital some thousands of dollars which, without the spur to save which ownership gives, would probably be frittered away or spent on matters that do not become a tangible family asset.

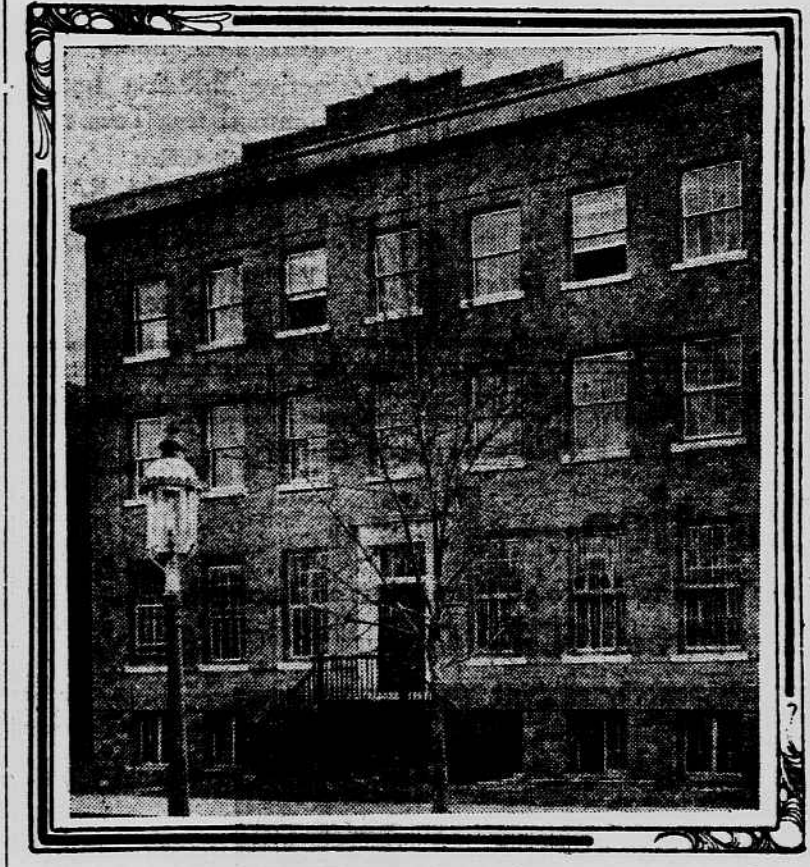
If he has bought with ordinary common sense, the value of his home will remain stable or perhaps yield some profit.

Home Will Pay Dividends.
If there is any substantial increase in the value of the land—for it is the land and not the building which grows in value through the years—he and his family will have a dividend in cash as well as happiness for the long investment.

Such a dividend, unlike that granted on stocks or the interest on bonds, cannot be spent annually, but must be allowed to accumulate.

But no matter how large may be this dividend, it is really inconsiderable when compared with the blessings that home owning brings.

WAREHOUSE FOR WHOLESALE GROCERY CONCERN



A three-story warehouse, containing approximately 35,000 square feet of floor space, recently has been completed for the John C. Letts Grocery Company, Inc., at 52-4-4 O street northwest, from plans by George A. Bidden, builder and architect. It has a frontage of 60 feet and a depth of 185 feet. The front is of tapestry brick construction.

In the rear of the building a garage of sufficient size to accommodate several automobiles and a loading platform have been provided. In addition to a freight elevator, a device termed a "lowerator" has been installed in the building. It is an apparatus of the endless chain type used for lowering goods from the upper floors, and is so arranged that a package weighing as little as six pounds or as many as 2,000 pounds may be lowered. No matter how great the weight the speed of the apparatus is always the same, it is stated.

SAY SOAP AND WATER BATH BENEFITS "INDOOR" PLANTS

Government Horticulturists Outline Care of Palms, Rubber Plants, Cacti and Oleanders During Winter Months.

With a little care a number of tropical plants may be grown indoors, and during the winter they are a particularly attractive addition to a bay window or conservatory garden. Various kinds of palms, rubber plants, oleanders, aspidistras and cacti are easily kept in good condition indoors if given the proper attention and not permitted to be exposed to frost, according to the Department of Agriculture's horticulturists.

Palms are much used for interior decorations where there is no direct sunlight. Regular watering is essential, with especial care not to overwater. It is better with most palms to keep them a little drier than too wet. Where a pot is in a jardiniere special care must be exercised not to have them too wet.

Should Wash Foliage.
While small, wash the foliage occasionally with soap suds made from a good soap. Immediately follow with a thorough rinsing. When too large for this, spray the tops frequently with clear water.

Browning at the tips usually comes from trouble at the roots—first, overwatering; second, worms on the roots; third, lack of plant food. The first is the trouble in nearly every case. The worms that cause the trouble are not the ordinary earthworm, but a little white harmless-looking creature that emerges into the air as a small fly. Destroy a place of quicklime as big as a teaspoon in three gallons of water. After it is through sputtering and the milky mixture has cleared, pour off the clear part and soak your soil with it. Do not dilute, for the soaking should be thorough.

To provide plant food, stir small quantities of bone meal and wood ashes into the surface or in place of ordinary

watering occasionally use manure water or ammonia water (a teaspoonful of ammonia to a quart of water). Trim off the brown tips, as they will never recover. If the leaves turn yellow or conservatory garden. Various kinds of palms, rubber plants, oleanders, aspidistras and cacti are easily kept in good condition indoors if given the proper attention and not permitted to be exposed to frost, according to the Department of Agriculture's horticulturists.

Thrive in Light Places.
Rubber plants are especially satisfactory to grow where there is a good light without direct sunlight. Water often enough to keep the soil moist, but do not under any circumstances permit water to stand about the roots nor allow it to become "bone dry." A potted plant set in a jardiniere needs especially careful attention.

Wash the foliage frequently with soap suds made from good soap. Rinse thoroughly at once. Repeat occasionally as the pots become full of roots. Feed once in two to four weeks with dilute nitrate of soda (a heaping teaspoonful dissolved in water) or ammonia water or manure water as described for the palm or some prepared plant food.

Oleanders may be treated more or less as are palms. Aspidistras are most ornamental. They should be kept rather drier than palms and rubber plants. Cacti require rather dry sandy soil.

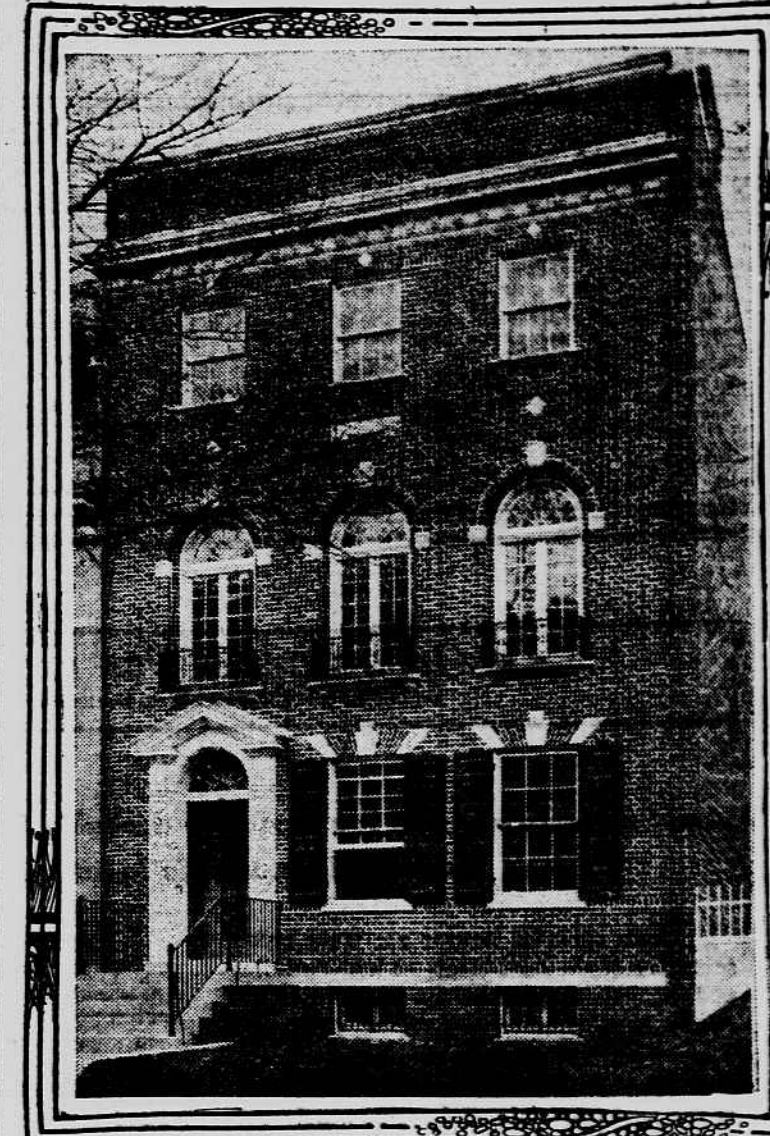
A Sound Excuse.
From Town Topics.
"Why it is," the creditor asked, "that you fail."

"The \$10 bill which you owe me to me."

Said the debtor, "I doubt if I can, anyhow."

There's a can or wide-mouthed jar, in the post office now."

NEW RESIDENCE FOR W. D. SEARLE.



The colonial residence at 1810 Wyoming avenue, just completed for W. D. Searle, has a frontage of twenty-five feet and contains ten rooms with two bathrooms. The front is of Harvard waterstruck bricks laid in Flemish bond, in combination with white stone work, entrance door and cornice, with wrought iron flower balconies and railings.

The plan of the house is conveniently arranged. The interior wood work is white and mahogany, and the doors have glass knobs and hardware in harmony with the colonial period. The second-story front room, the full width of the house, is planned as the living room and has a fireplace with colonial mantel and bookcase, and other rooms have mantels and fireplaces. The house was designed by Marsh & Peter, architects, and constructed by William S. Spencer, builder.

HARRY WARDMAN TO BUILD FOUR MORE APARTMENTS

Three to Be Erected at 15th and Euclid Streets and the Other at 16th and Swann Streets Northwest.

Announcement was made today that Harry Wardman, builder, has had plans prepared for the erection of four apartment buildings. Three are to be located at the northeast corner of 15th and Euclid streets, and the other at the northwest corner of 16th and Swann streets northwest. F. R. White & Co., architects, have prepared the plans for the structures.

The 15th and Euclid street buildings are to face on Euclid street. They are to be of tapestry brick construction,

the design being the same as that of the apartments erected by Mr. Wardman on R street between 14th and 15th streets northwest. They are to be three stories in height, with two suites of rooms on each floor. The buildings will represent an outlay of about \$100,000, it is stated.

The 16th and Swann street apartment is to be of the type of the building erected by Mr. Wardman recently at 1812 16th street and will be of tapestry brick construction. It will contain six suites of rooms.

Real Estate Values.

If a person cannot see beyond his nose his range of judgment is encompassed within boundaries equally narrow.

"What are the probabilities with regard to a quick ascension in the scale of real estate values?"

This oft-repeated query suggests a desire to acquire wealth much faster than the time usually required to accumulate it along sound lines.

Very impatience on the part of real estate buyers to a great extent underlies the losses about which they lament.

No human tendency leads faster to errors in judgment than impatience, says a writer in the Seattle Post-Intelligencer.

The men who acquire a reputation for exercising the shrewdness of a Solomon are those who do not figure on immediate increment in value in their investments, but they look rather to the inherent soundness behind them.

If this is present, tendency tends to allow the future, in its own ordinary process, to develop it.

Blind Man Builds House.
Blind for ten years, G. B. Hardy, at Surrey, N. D., has just completed an addition to his home. Some years ago he dug a cellar, doing all the work alone. Last summer when it was decided that an extension was necessary on his home, he announced that he would build it, and he succeeded in completing the most unusual task ever attempted by a sightless man. He sawed all the timbers, drove the nails and did all the other work, says the Detroit Free Press.

A Plow That Rang True.
From the World's Work.
In Buenos Aires a few years ago an American salesman of plows wished to demonstrate to a local customer the superiority of his goods over that of a German competitor. The American consul arranged for the test.

The German plows proved to be almost exact duplicates of the American implement in design and rather better in finish. Wasting no time in explanation, the American salesman called over a powerful peon and ordered him to swing with all his strength with a ten-pound sledge upon the share of one of the American plows.

The husky Basque spat upon his hands, hunched his muscular shoulders, swung the heavy hammer in a wide circle and brought it down on the spot indicated. A note as clear as that of a bell rang out and the plow went bounding across the field, but save for the patch of red paint that fused to and came off on the hammer head, the share was unmarked. When the operation was repeated upon one of the German implements, the share was completely shattered, the pieces being scattered about the floor like so much broken crockery.

Thinking that possibly the faultiness of this share had been an accident of construction, perhaps of over-temperatures, the dealer requested the peon to swing upon the second sample. This blow demonstrated that the German implement was no better than the first in its defectiveness, for this share doubled up under the blow and folded lovingly in around the hammer, like a flower going to sleep at night.

There were tears in the consul's eyes as he wrung the salesman's hand in congratulation, but all he said was, "And they still accuse us of exporting wooden nutmegs!"

The Cost of Living.
From the Boston Transcript.
"Ovens! Ovens! It costs him \$5,000 a year to live."

"Costs him? Costs his creditors?"

Additional Church News.

Anacostia Chapter leaders report they will have charge of the meetings at the home for the aged and infirm at Blue Plains tomorrow afternoon and that they led the services at the Central Union Mission Wednesday evening under leadership of the pastor of Anacostia M. E. Church, Rev. G. LeRoy White.

The service in the First Congregational Church at 8 o'clock tomorrow evening will be an "Evening With the Choir," with an address by Dr. Stocking on "Music in the Bible."

Tomorrow will be the regular communion day for the members of the League of the Good Shepherd of St. Patrick's Church. They will receive the sacrament at the 8 o'clock mass. Mr. William T. Russell, director of the league, will officiate and give a short instruction. At 7:30 p.m. they will again meet for the usual weekly meeting. Mr. Russell will also preside at these devotions and deliver a sermon on "The Infidelity of the Pope."

Tuesday the feast of the Immaculate Conception will be observed. Masses will be celebrated at 6, 7, 8, 9 and 10 o'clock. The last mass will be a solemn high mass, sung by the Rev. M. P. J. Egan, and Mr. Russell will preach.

"Holiday Greetings" will be the form of the evening sermons at the Immanuel Baptist Church, 15th street and Columbia road, December 13. The pastor, G. Griffith Johnson, tomorrow evening it will be "men's night," and the subject will be "The Humaneness of Jesus Christ."

December 13 will occur "young people's night," when the Young People's Society will be in charge and have a chorus. The sermon topic will be "The Humaneness of Jesus Christ."

"Christmas Sunday night" will occur December 21 with special Christmas music. The sermon will be on "The Greatness of Jesus."

December 27 will occur "old year night," with special music and sermon on "The Graciousness of Jesus."

Special invitations are being sent out for all these services.

Rev. Sam Small, who has been speaking in the anti-slavery campaign in the city during the week, will preach at Epworth Southern Methodist Church, 7th and A streets northeast, at 11 o'clock tomorrow.

"Christmas Giving" will be the topic of the Rev. John Van Schuerbeek, Jr., in a special sermon at the Church of Our Father, 13th and L streets northwest, tomorrow morning at the 10 o'clock service. Dr. Van Schuerbeek will discuss the relation between the appeals for assistance abroad and the demands upon our generosity at home.

At the entertainment recently given by members of the choir of the Church of Our Father to raise money for suffering Belgians, \$110 was realized. This money has been sent through the American National Red Cross. The concert was arranged by Mrs. Dorothy H. Baxter, choir director, and Miss Lillian Chenoweth, conductor of the choir.

Mr. Fletcher S. Brockman, who has been for many years the national secretary of the National Association of China and Korea, will speak in Foundry Methodist Episcopal Church tomorrow morning.

Mr. Brockman, it is pointed out, sneaks with authority upon Chinese and Korean problems, having traveled extensively in those countries.

In the evening former Gov. Malcolm R. Patterson of Tennessee will speak in Foundry Church.

Judge W. F. Norris of the Department of Justice is to address the Belgian Class of Foundry M. E. Sunday school during its session tomorrow morning. His topic will be "The Immortal Hope."

Rev. John MacMurray, pastor of Union Methodist Church instead of his regular sermon at 11 o'clock tomorrow will make brief statement of the reasons why he assumed the position he has before the board of school commissioners Wednesday morning, why he was interrupted by Chairman Smith and his remarks stricken from the record.

The reason why the church people are opposing the granting of a certain license will be given.

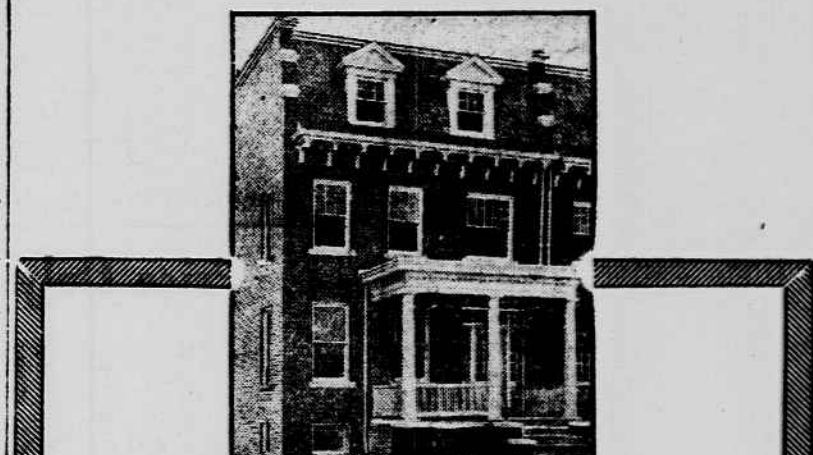
"I did not seek the publicity," said Dr. MacMurray today, "and the action has been misunderstood by many people. I wish to give the real reasons for what I said and what prompted the seeming drastic action of the board."

The Jewish feast of Chanukah is to be observed in Poll's Theater Sunday, December 13, by the Ahavas Zion Society.

Rabbi Grossman of the Adas Israel Temple will preside at the meeting and addresses will be made by Chairman Louis Lipsky of the Federation of American Zionists and A. Goldberg, editor of the Jewish Weekly.

Col. R. E. Holts of the Salvation Army is to deliver an address at the 12 street branch of the Y. M. C. A. tomorrow afternoon at 4 o'clock.

Homes Without a Superior



Columbia Road and Sixteenth Street

The location of these unusually attractive homes, overlooking Rock Creek Park, is one of great desirability. A high elevation, and all the surroundings are ideal in every respect.

The lots are wide, affording an abundance of light and ventilation to every part of the houses. The homes bear the unmistakable evidences of superior workmanship, and every detail of construction and finish has received the careful supervision of a painstaking builder. Every feature known to modern home construction has been added. Inspection means favorable consideration.

9 Rooms and 2 Baths 8 Rooms and Bath

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